



Town of Merrimack, New Hampshire

Community Development Department

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Town Hall - Lower level - East Wing

www.merrimacknh.gov

Planning - Zoning - Economic Development - Conservation

MERRIMACK PLANNING BOARD AGENDA FOR TUESDAY, AUGUST 17, 2021 MATTHEW THORNTON ROOM 7:00 P.M.

(clicking on a link in **blue text** will display the staff report for the selected application, clicking a link in **green text** will display a Google Map photo of the site location)

1. Call to Order
2. [Planning & Zoning Administrator's Report](#)
3. **John Flatley Company (applicant/owner)** – Continued review of a Site Plan to construct a 120,000 sq.ft. warehouse/distribution building, per the requirements of the Flatley Mixed Use Conditional Use Permit. The parcel is located at 707 Daniel Webster Highway in the I-1 (Industrial) District and Aquifer Conservation area. [Tax Map 6E, Lot 003-06](#). Case #PB2021-24. **This item is continued from the June 15, and July 20, 2021 Planning Board meetings. – Applicant has requested continuance to September 7, 2021**
4. **John Flatley Company (applicant/owner)** - Continued review of a Site Plan to construct an internal access road per the requirements of the Flatley Mixed Use Conditional Use Permit. The parcels are located at 645, 673, 685, and 703 Daniel Webster Highway in the I-1 (Industrial) District and Aquifer Conservation area. [Tax Map 6E, Lots 003-01, 003-03-05](#). Case #PB2021-29. **This item is continued from the July 20, 2021 Planning Board meeting. – Applicant has requested continuance to September 7, 2021**
5. **L & F Realty Trust (applicants/owners)** – [Continued review for acceptance and consideration of a Site Plan amendment to modify site lighting and add additional pavement and related improvements](#). The parcel is located at 396 Daniel Webster Highway in the C-2 (General Commercial), R-4 (Residential), Aquifer Conservation, and Elderly Housing Overlay Districts. [Tax Map 4D-3, Lot 032](#). Case #PB2021-26. **This item is continued from the July 7, 2021 Planning Board meeting.**
6. **Jeff Greenaway (applicant) and Jeff Greenaway & Erica Crawford (owners)** - [Review for acceptance and consideration of a Conditional Use Permit to construct a detached Accessory Dwelling Unit](#). The parcel is located at 130 Bedford Road in the R-1 (Residential, by soils) and Aquifer Conservation Districts. [Tax Map 6C, Lot 326](#). Case #PB2021-31
7. **Henry Clay Drive, LLC (applicant/owner)** - [Review for consideration of an amendment to a previous approved Site Plan regarding the expansion of an existing crematorium, construction of a two-story office building and associated site improvements](#). The parcel is

located at 10 Henry Clay Drive in the I-1 (Industrial) District. [Tax Map 2D, Lot 041-13](#). Case #PB2021-33.

8. **TC Boston Development, Inc. (applicant) and Rykel Company, Inc. (owner)** - [Review for acceptance and consideration of a Site Plan to construct a 323,750 s.f. warehouse/distribution facility & associated site improvements](#). The parcel is located at 50 Robert Milligan Parkway in the I-1 (Industrial) and Aquifer Conservation Districts. [Tax Map 2D, Lot 078](#). Case #PB2021-32.

9. Discussion/possible action regarding other items of concern

10. Approval of Minutes — August 3, 2021

11. Adjourn

Copies of application materials are available at the Community Development Department office in the Merrimack Town Hall for review by the general public between the hours of 8:30 A.M. and 4:30 P.M., Monday through Friday. The Matthew Thornton Room at Town Hall is accessible to the disabled. Persons requiring special arrangements are encouraged to call 424-3531 at least 48 hours in advance. It is the policy of the Board not to take up any new business after 10:30 P.M. and to adjourn by 11:00 P.M.

(Posted to website: August 13, 2021)